

Application ref: 2023/0092/L
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Date: 9 November 2023

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Dear Sir/Madam

DECISION

Planning (Listed Building and Conservation Areas) Act 1990

Approval of Details (Listed Building) Granted

Address:
125 Albert Street
London
NW1 7NB

Proposal: Details of condition 4A (Details including sections at 1:10 of windows) of listed building consent 2021/5254/L dated 28/06/2022 for the erection of a full width rear extension following the demolition of the existing ground floor outrigger extension and two outbuildings including internal and external restoration all associated with the use of the property as a single family dwelling.

Drawing Nos: Todi and Boys Joinery window section details.

The Council has considered your application and decided to grant Approval of Details (Listed Building) .

Informative(s):

1 Reasons for granting approval:

The application seeks the discharge of condition 4 A of listed building consent application 2021/5254/L which reads as follows:

Before the relevant part of the work is begun, detailed drawings, or samples of materials as appropriate, in respect of the following, shall be submitted to and approved in writing by the local planning authority:

a) Details including sections at 1:10 of all windows (including jambs, head and cill), ventilation grills, external doors and gates;

It should be noted that no external ventilation grills, door or gates were proposed as part of the parent application and this application is seeking to discharge the final details of the proposed windows. The proposed Georgian single glazed sash window would match the existing windows in design and appearance. After reviewing the submitted details it has been concluded that the proposed works will not harm the special interest of the Grade II listed building.

Special attention has been paid to the desirability of preserving the special interest of the listed building, under s.16 of the Listed Building and Conservation Area Act 1990 as amended by the Enterprise and Regulatory Reform Act (ERR) 2013.

The full impact of the scheme has already been assessed. No third party comments were received during consideration of the application.

As such the proposal is in general accordance with policy D2 of the Camden Local Plan 2017 and condition 4A can be discharged.

- 2 You are reminded that condition 4 B (Manufacturer's specification details of all facing materials) of listed building consent 2021/5254/L consent granted on 28/06/2022 is outstanding and require details to be submitted and approved.

In dealing with the application, the Council has sought to work with the applicant in a positive and proactive way in accordance with paragraph 38 of the National Planning Policy Framework 2023.

You can find advice about your rights of appeal at:

<http://www.planningportal.gov.uk/planning/appeals/guidance/guidancecontent>

Yours faithfully



Daniel Pope
Chief Planning Officer